

GENERAL BUILDING & SETBACK STANDARDS

RESIDENTIAL

R-1-10, Residential Zone (Municipal Code 17.24) Minimum 10,000 sf lots

R-1-22, Residential Zone (Municipal Code 17.20) Minimum 22,000 sf lots

A-1, Agricultural Zone (Municipal Code 17.16) Minimum 1 acre lots

Main Structures/Residences

- Nothing can be built on or over any recorded easements.
- Front yard setback – Minimum thirty (30) feet.
- Side yard setback – Minimum ten (10) feet with a combined total of twenty-four (24) feet for both sides. On corner lots, the side yard facing the street shall be a minimum of twenty (20) feet.
- Rear yard – Minimum thirty (30) feet
- Height – Maximum thirty-five (35) feet.

Accessory (e.g., Garage, Shed)/Agricultural Structures

- Nothing can be built on or over any recorded easements.
- Front yard – Minimum thirty (30) feet.
- Side yard – Minimum six (6) feet, or three (3) feet if properly fire-coded. On corner lots, the side yard facing the street shall be a minimum of twenty (20) feet.
- Rear yard – Minimum six (6) feet, or three (3) feet if properly fire-coded.
- Height – Maximum twenty (20) feet, single story for R-1-10 and R-1-22. Thirty-five (35) feet maximum for A-1 Zone.
- Separated from the main building by a minimum distance of ten (10) feet.
- Cannot cover more than twenty-five (25%) percent of the rear yard.

Farm Animal Structures

- Nothing can be built on or over any recorded easements.
- All pens, barns, coops, stables or similar structures shall be no less than ten (10) feet from any property line; and
- Setback a minimum of seventy-five (75) feet from any neighboring dwellings.

COMMERCIAL

C-G, Commercial General Zone – See Municipal Code 17.32

C-H, Commercial Highway Zone – See Municipal Code 17.34

C-N, Neighborhood Commercial Zone – See Municipal Code 17.28

B-U, Blended Use Zone – See Municipal Code 17.26

L-I, Light Industrial Zone – See Municipal Code 17.36

I-G, General Industrial Zone – See Municipal Code 17.40

L-O, Legacy Overlay Zone – See Municipal Code 17.30